

Los Angeles County Department of Regional Planning



Planning for the Challenges Ahead

Richard J. Bruckner Director

May 20, 2010

TO: Supervisor Gloria Molina, Chair

Supervisor Mark Ridley-Thomas Supervisor Zev Yaroslavsky

Supervisor Don Knabe

Supervisor Michael D. Antonovich

FROM: Richard J. Bruckner (2)

Director

SUBJECT: STATUS REPORT #7

CONDITIONAL USE PERMIT (CUP) 01-198- (1)

MONTHLY MONITORING PROGRAM

(OCTOBER 20, 2009, ITEM 27)

On October 20, 2009, the Board of Supervisors directed the Department of Regional Planning, in consultation with the Directors of Public Works, Public Health and the Fire Chief, to provide a monthly status report on the development, implementation and compliance with the conditions of approval for Conditional Use Permit (CUP) 01-198-(1) and to work with the departmental representatives to develop a Corrective Action Plan on how to monitor the conditions approved by the Regional Planning Commission. This CUP authorizes the use of the subject property, located at 2320 Peck Road in the unincorporated Whittier Narrows community, for the construction, operation, and maintenance of an industrial park. This status report, which serves as the Corrective Action Plan, is the ongoing collaborative effort of all agencies involved in the monitoring of the conditions of approval for Conditional Use Permit 01-198-(1), as requested by the Board of Supervisors.

The Department of Regional Planning is the lead project coordinator to provide the monthly status report to the Board. Each department involved in this project has assigned inspection staff to monitor their respective conditions for this project. At the time of this report the subject project site is in compliance with the conditions of approval for CUP 01-198-(1). The Department of Regional Planning will continue to monitor this project to insure compliance with the adopted CUP conditions and mitigation monitoring program.

Following are the monthly summary updates reported for the April 2010 time period by the Department of Regional Planning, the Fire Department, the Department of Public Works and the Department of Public Health. We have also included two Attachments to this report. Attachment I identifies the timeline of construction provided by the permittee. Attachment II contains the Corrective Action Matrix used to monitor the project.

Los Angeles County Department of Regional Planning, Impact Analysis Section/Zoning Enforcement Section II

Michele Bush, Principal Regional Planning Assistant, mbush@planning.lacounty.gov, (213) 974-6461

David Muñoz, Principal Regional Planning Assistant, dmunoz@planning.lacounty.gov, (213) 974-6484

The Department of Regional Planning, Impact Analysis Section and Zoning Enforcement Section II conducted field inspections of the subject property on April 1st, 8th, 14th, 15th, 21st, 27th, and 28th. The following was observed on the site:

- Conditions monitored by Regional Planning are currently in substantial compliance.
- Watering of the soil observed onsite preventing dust.
- Low levels of noise heard from onsite construction equipment.
- Construction equipment parked away from residential area.
- Building wall panels have been erected on both Building #3 and #4.
- Construction of the roof has begun on Building #4.

Los Angeles County Fire Department, Land Development Unit

James Barger Supervisor, Building Plan Check Unit, JBarger@fire.lacounty.gov, (323) 890-4125

The Fire Department completed a field inspection of the subject project at 1:45p.m. Tuesday, April 27, 2010. Listed below are the observations resulting from the inspection.

- The concrete walls for Building #4 are tilted up, and approximately 75% of the roof structure is completed.
- The concrete walls for Building #3 for approximately 50 % tilted up. No roof structure at this time.
- The underground fire line is being installed on the site. Approximately 10% is completed.
- The site is secure with a fence surrounding the proposed development.

The underground fire lines for the fire sprinkler supply and on-site hydrants have been submitted and approved on 4/14/10. The overhead fire sprinkler plans for both buildings #3 and #4 have been submitted for review on 4/21/10. The sprinkler monitoring plans (fire alarm systems) have been submitted and approved for buildings #3 and #4 on 2/16/10.

Los Angeles County Department of Public Works, Land Development Division Dennis Hunter, PLS PE, Assistant Deputy Director, dhunter@dpw.lacounty.gov, (626) 458-4900

permis frances, 1 25 1 2, 1 155 tall to Populy Bricotos, and to the wind of the country of the c

Since the last report, the following activities have been completed by the applicant:

Building 1: Existing.

Board of Supervisors May 20, 2010 Page 3

Building 2: Existing.

Building 3:

- Foundation completed.
- 11 wall panels have been lifted.

Building 4:

- Foundation and slab are 100% completed.
- Panels lifted for the entire perimeter of the building.
- Roof framing has started.

For Construction Division:

No Change from last month.

Land Development Division:

Applicant has not submitted street improvement plans and the processing of the dedication for vehicular access rights.

For Traffic & Lighting Division

No change. Traffic & Lighting Division, Street Lighting Section have not received further plans nor has the annexation process been started.

David Stringer spoke to Mr. Yang last week and let him know that we are working on the summary e-mail of our position. Mr. Yang has not received comments from the overhead wiring agency regarding street lights on Pellisier Place.

Los Angeles County Department of Public Health, Environmental Hygiene Francis Pierce, Industrial Hygienist, fpierce@ph.lacounty.gov (626) 430-5436 Cole Landowski, Head, clandowski@ph.lacounty.gov (626) 430- 5440

- The County of Los Angeles Department of Public Health, Environmental Hygiene Program has re-inspected the above site on several occasions during the month of April.
- The re-inspections were conducted on April 2nd, 7th, 15th, 20th, 21st and 30th.
- To date the gates and sound blankets have not been installed.

Board of Supervisors May 20, 2010 Page 4

We anticipate this status report is responsive to your concerns and updates you on the ongoing monitoring efforts for this project. If you have any questions regarding this agenda item, please contact **Alex Garcia**, **Supervising Regional Planner** at (213) 974-6484, or agarcia@planning.lacounty.gov, Monday through Thursday 7:00 a.m. to 6:00 p.m.

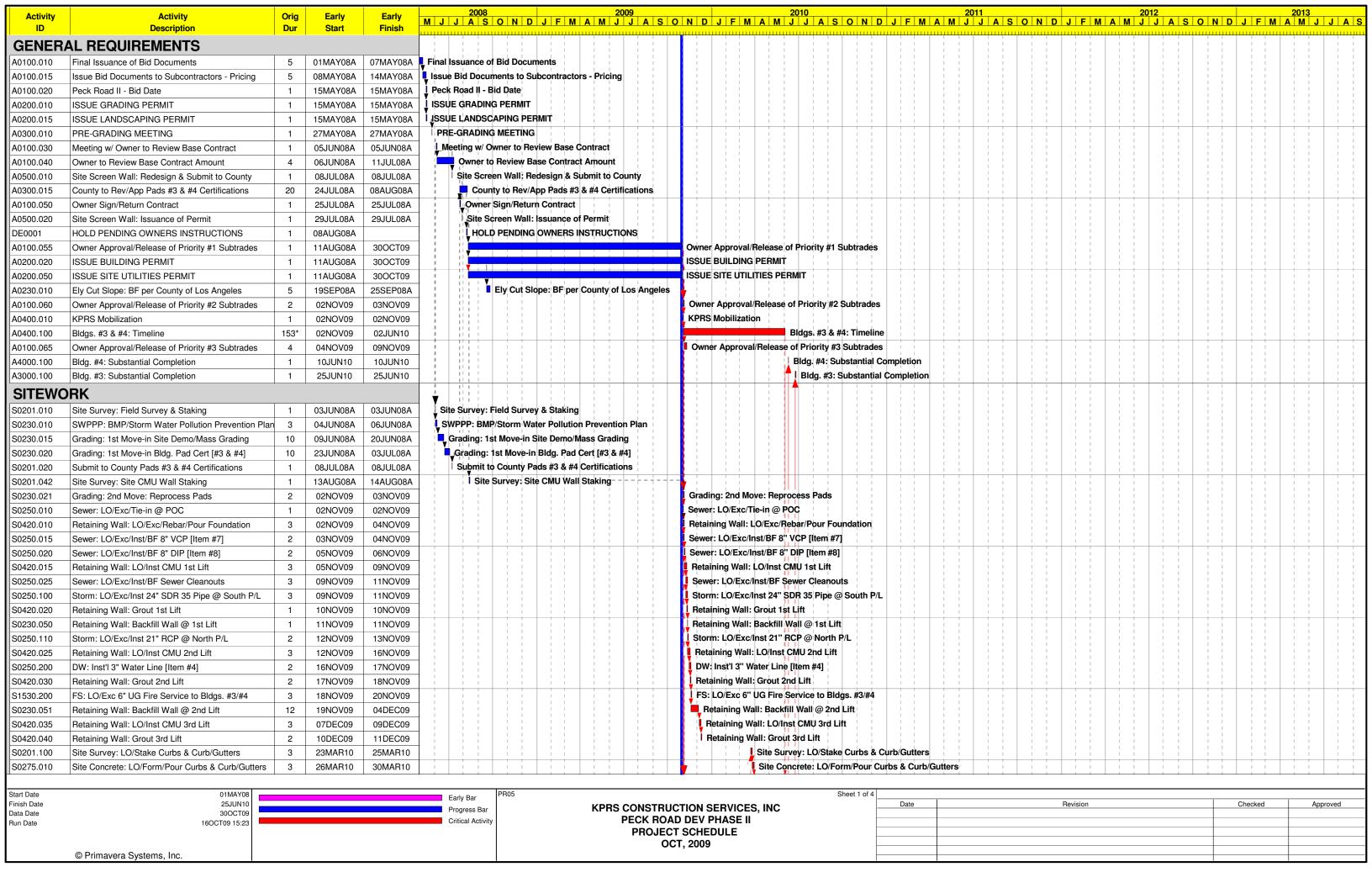
RJB:AG:dam

c: Executive Officer

County Counsel, Andrea Sheridan Ordin Chief Executive Officer, Attn. Lari Sheehan Fire Department, Attn. James Barger Department of Public Works, Attn. Dennis Hunter Department of Public Health, Attn. Francis Pierce

Attachments:

Attachment I- CUP 01-198 Construction Schedule Attachment I (Construction timeline) Attachment II- Corrective Action Matrix- Master Attachment II (Matrix document)



Activity	Activity	Orig	Early	Early	2(008	2009	2010 2011 2012 2013
ID	Description	Dur	Start	Finish	J J A	SONDJFMA	M J J A S O	N D J F M A M J J A S O N D J F M A M J J A S O N D J F M A M J J A S O N D J F M A M J J A S
S0250.040	Storm: LO/Frm/Rbr/Pr Catch Basins/Drains	3	30MAR10	01APR10				Storm: LO/Frm/Rbr/Pr Catch Basins/Drains
S0290.010	Landscaping: LO/Sleeves & Mains	3	31MAR10	02APR10				Landscaping: LO/Sleeves & Mains
S0274.010	AC Pvmt: Grade/4" & 6" Base Driveaisles/Parking	3	02APR10	06APR10	i i			AC Pymt: Grade/4" & 6" Base Driveaisles/Parking
S0290.015	Landscaping: LO/Exc/Inst/BF Irrigation Mains	3	05APR10	07APR10				Landscaping: LO/Exc/Inst/BF Irrigation Mains
S0274.020	AC Pvmt: Const. 3"/4" AC Pvng Driveaisles/Prkg	3	07APR10	09APR10				AC Pvmt: Const. 3"/4" AC Pvng Driveaisles/Prkg
S0290.020	Landscaping: LO/Inst Laterals & Sprnklr Hds	3	08APR10	12APR10				Landscaping: LO/Inst Laterals & Sprnklr Hds
S0275.020	Site Concrete: LO/Form/Pour Sidewalks	3	12APR10	14APR10	i I i			Site Concrete: LO/Form/Pour Sidewalks
S0290.030	Landscaping: LO/Exc/Plant Trees/Shrubs	3	13APR10	15APR10				Landscaping: LO/Exc/Plant Trees/Shrubs
S0290.040	Landscaping: LO/Plant Ground Covers	2	16APR10	19APR10				Landscaping: LO/Plant Ground Covers
S0290.050	Landscaping: Irrigation Testing & Adjust	2	20APR10	21APR10				Landscaping: Irrigation Testing & Adjust
BUILDI	NG #3		l					
30330.000	Bldg. #3: Concrete Structure Timeline	48*	04NOV09	08JAN10				Bldg. #3: Concrete Structure Timeline
30330.010	Bldg. #3: LO/Set Batter Boards	2	04NOV09	05NOV09				Bldg. #3: LO/Set Batter Boards
30330.015	Bldg. #3: LO/Exc/Rebar/Pour Int'r Spread Ftgs	2	06NOV09	09NOV09	i I i			Bldg. #3: LO/Exc/Rebar/Pour Int'r Spread Ftgs
30330.020	Bldg. #3: LO/Exc/Rebar/Pour Int'r Grade Beams	2	11NOV09	12NOV09				Bldg. #3: LO/Exc/Rebar/Pour Int'r Grade Beams
30330.025	Bldg. #3: LO/Exc/Rebar/Pour Perimeter Ftgs	2	16NOV09	17NOV09				Bldg. #3: LO/Exc/Rebar/Pour Perimeter Ftgs
31530.010	Bldg. #3: LO/Exc/BF Fire Riser Stubout	2	19NOV09	20NOV09	1 1			Bldg. #3: LO/Exc/BF Fire Riser Stubout
31600.010	Bldg. #3: LO/Exc/BF Underground Elect'l	2	19NOV09	20NOV09				Bldg. #3: LO/Exc/BF Underground Elect'I
31540.010	Bldg. #3: LO/Exc/BF Underground Plumbing	3	23NOV09	25NOV09				Bldg. #3: LO/Exc/BF Underground Plumbing
30330.100	Bldg. #3: Prep/FG Building Pad	2	26NOV09	27NOV09				Bldg. #3: Prep/FG Building Pad
30330.110	Bldg. #3: Inst. Visqueen/Sand @ Office Areas #1	2	30NOV09	01DEC09				Bldg. #3: Inst. Visqueen/Sand @ Office Areas #1
30330.115	Bldg. #3: LO/Form/Rebar SOG #1	3	02DEC09	04DEC09				L Bldg. #3: LO/Form/Rebar SOG #1
30330.120	2Bdlg. #3: Pour/Finish SOG #1	1	07DEC09	07DEC09	i I i			2Bdlg. #3: Pour/Finish SOG#1
30330.130	Bldg. #3: Inst. Visqueen/Sand @ Office Areas #2	2	08DEC09	09DEC09				Bldg. #3: Inst. Visqueen/Sand @ Office Areas #2
30330.200	Bldg. #3: LO/Form/Embeds/Rebar Panels - I	10	08DEC09	21DEC09				Bldg. #3: LO/Form/Embeds/Rebar Panels - I
30330.135	Bldg. #3: LO/Form/Rebar SOG #2	3	10DEC09	14DEC09				Bldg. #3: LO/Form/Rebar SOG #2
30330.140	Bldg. #3: Pour/Finish/Cure SOG #2	1	15DEC09	15DEC09				Bldg. #3: Pour/Finish/Cure SOG #2
30330.300	Bldg. #3: LO/Form/Embeds/Rebar Panels - II	10	16DEC09	29DEC09	i i			Bldg. #3: LO/Form/Embeds/Rebar Panels - II
30330.210	Bldg. #3: Pour/Finish Panels - I	5	22DEC09	28DEC09				Bldg. #3: Pour/Finish Panels - I
30330.310	Bldg. #3: Pour/Finish/Cure Panels - II	1	30DEC09	30DEC09				Bldg. #3: Pour/Finish/Cure Panels - II
40330.400	PANEL LIFT	2	31DEC09	01JAN10				I_PANEL LIFT
30330.500	Bldg. #3: Plumb/Weld/Brace Panels - Lift #1	2	11JAN10	12JAN10				Bldg. #3: Plumb/Weld/Brace Panels - Lift #1
30330.505	Bldg. #3: Break & Remove Diamonds	2	11JAN10	12JAN10				Bldg. #3: Break & Remove Diamonds
30330.510	Bldg. #3: Sack/Patch Concrete Panels - Lift #1	10	13JAN10	26JAN10				Bldg. #3: Sack/Patch Concrete Panels - Lift #1
30550.100	Bldg. #3: LO/Inst TS Columns	2	13JAN10	14JAN10				Bldg. #3: LO/Inst TS Columns
30619.100	Bldg. #3: LO/Erect Panelized Rf Structure	12	15JAN10	01FEB10				Bldg. #3: LO/Erect Panelized Rf Structure
30619.110	Bldg. #3: LO/Nail Roof OSB Sheathing	12	02FEB10	17FEB10	1 1			Bldg. #3: LO/Nail Roof OSB Sheathing
30330.550	Bldg. #3: Prep/Rebar/Pour/Finish Pour Strips	3	18FEB10	22FEB10				Bldg. #3: Prep/Rebar/Pour/Finish Pour Strips
30610.010	Bldg. #3: LO/Form Platforms for Rooftop Units	2	18FEB10	19FEB10				Bldg. #3: LO/Form Platforms for Rooftop Units
30619.115	Bldg. #3: Roof Nailing Inspections	3	18FEB10	22FEB10				Bldg. #3: Roof Nailing Inspections
30990.112	Bldg. #3: Paint Tilt-Up Panels - Exterior	10	18FEB10	03MAR10				Bldg. #3: Paint Tilt-Up Panels - Exterior
31540.100	Bldg. #3: LO/Inst Rooftop Plumbing Vents	3	22FEB10	24FEB10				Bldg. #3: LO/Inst Rooftop Plumbing Vents
30330.560	Bldg. #3: Remove Wall Braces	3	23FEB10	25FEB10				Bldg. #3: Remove Wall Braces
30880.100	Bldg. #3: Field Measure For Storefront Mullions	5	23FEB10	01MAR10				Bldg. #3: Field Measure For Storefront Mullions
31600.100	Bldg. #3: LO/Inst Rooftop Elect'l Conduits	8	25FEB10	08MAR10				Bldg. #3: LO/Inst Rooftop Elect'l Conduits
30610.100	Bldg. #3: LO/Inst. Flr Joists @ Mezzanines	10	26FEB10	11MAR10				Bldg. #3: LO/Inst. Fir Joists @ Mezzanines
30925.010	Bldg. #3: LO/Frame Demising Walls	13	26FEB10	16MAR10				Bldg. #3: LO/Frame Demising Walls
30880.110	Bldg. #3: LO/Inst Storefront Mullions	8	02MAR10	11MAR10				Bldg. #3: LO/Inst Storefront Mullions
30990.113	Bldg. #3: Paint Interior Tilt-Up Panels - Int'r	8	04MAR10	15MAR10				Bldg. #3: Paint Interior Tilt-Up Panels - Int'r
30610.110	Bldg. #3: LO/Frame Wd Stairs & Landings	10	05MAR10	18MAR10				Bldg. #3: LO/Frame Wd Stairs & Landings
30750.100	Bldg. #3: Roofing 4-Ply Roofing Syst.	10	09MAR10	22MAR10				Bldg. #3: Roofing 4-Ply Roofing Syst.
30610.115	Bldg. #3: LO/Inst/Nail Plywood Sheathing @ Mezz	15	12MAR10	01APR10				Bldg. #3: LO/Inst/Nail Plywood Sheathing @ Mezz
30880.115	Bldg. #3: Field Measure/Order Versalux 2000T Gls	5	12MAR10	18MAR10				Bldg. #3: Field Measure/Order Versalux 2000T Gls
30925.020	Bldg. #3: Inspection of Demising Walls	3	17MAR10	19MAR10				Bldg. #3: Inspection of Demising Walls
30880.120	Bldg. #3: Inst Vinyl & Caulk Storefront Mullions	15	19MAR10	08APR10				Bldg.#3: Inst Vinyl & Caulk Storefront Mullions
30720.010	Bldg. #3: Insul Demising Walls	7	22MAR10	30MAR10				Bldg. #3: Insul Demising Walls
30925.030	Bldg. #3: Drywall Demising Walls	10	22MAR10	02APR10				Bldg. #3: Drywall Demising Walls

Activity	Activity	Orig	Early	Early	2008 2009 2010 2011 2012 2013
ID	Description	Dur	Start	Finish	MJJASONDJFMAMJJASONDJFMAMJJASONDJJFMAMJJASONDJFMAMJJASONDJFMAMJJASONDJFMAMJJAS
31550.100	Bldg. #3: LO/Hoist Rooftop Mech'l Units	3	23MAR10	25MAR10	I Bldg. #3: LO/Hoist Rooftop Mech'l Units
30925.100	Bldg. #3: LO/Frame Walls/Clgs [Offices]	8	02APR10	13APR10	Bldg. #3: LO/Frame Walls/Clgs [Offices]
30925.031	Bldg. #3: Tape Demising Walls	10	05APR10	16APR10	Bldg #3: Tape Demising Walls
30925.200	Bldg. #3: Drywall 1-Side Walls [Offices]	8	07APR10	16APR10	Bldg. #3: Drywall 1-Side Walls [Offices]
31540.200	Bldg. #3: Plumb'g Rough-In Walls [Offices]	8	07APR10	16APR10	Bldg, #3: Plumb'g Rough-In Walls [Offices]
31600.200	Bldg. #3: Elect'l Rough-In Walls [Offices]	5	07APR10	13APR10	
30720.100	Bldg. #3: Insul Walls [Offices]	2	09APR10	12APR10	Bidg. #3: Insul Walls [Offices]
30880.125	Bldg. #3: Inst Storefront Doors	10	09APR10	22APR10	Bldg. #3: Inst Storefront Doors
30990.111	Bldg. #3: Paint Demising Walls	10	12APR10	23APR10	Bldg. #3: Paint Demising Walls
30925.150	Bldg. #3: Wall Inspection [Offices]	1	19APR10	19APR10	
30925.210	Bldg. #3: Drywall 2nd Side [Offices]	8	20APR10	29APR10	Bldg. #3: Drywall 2nd Side [Offices]
30925.300	Bldg. #3: Tape/Finish Walls [Offices]	5	30APR10	06MAY10	Bldg. #3: Tape/Finish Walls [Offices]
30990.100	Bldg. #3: Prime Walls/Clgs [Offices]	2	14MAY10	17MAY10	Bldg. #3: Prime Walls/Clgs [Offices]
30990.110	Bldg. #3: Paint Walls/Clgs [Offices]	3	21MAY10	25MAY10	Bldg. #3: Paint Walls/Clgs [Offices]
30951.100	Bldg. #3: LO/Inst Clg Grid System [Offices]	3	26MAY10	28MAY10	Bldg. #3: LO/Inst Clg Grid System [Offices]
31530.300	Bldg. #3: LO/Inst OH F.S. Drops [Offices]	3	31MAY10	02JUN10	Bldg. #3: LO/Inst OH F.S. Drops [Offices]
31550.300	Bldg. #3: Mech'l Supply/Return Grills [Offices]	3	31MAY10	02JUN10	Bldg. #3: Mech'l Supply/Return Grills [Offices] Bldg. #3: Inst. Elect'l Fixtures [Offices]
31600.300	Bldg. #3: Inst. Elect'l Fixtures [Offices]	3	31MAY10	02JUN10	╉
30951.150	Bldg. #3: Inst Acoustical Clg Tile [Offices]	3	03JUN10	07JUN10	Bldg. #3: Inst Acoustical Clg Tile [Offices] Bldg. #3: LO/Inst Carpet & SV [Offices]
30965.100	Bldg. #3: LO/Inst Carpet & SV [Offices]	3	09JUN10 15JUN10	11JUN10	I Bldg. #3: Inst Drs/Fin Hrdwr [Offices]
30810.100	Bldg. #3: Inst Drs/Fin Hrdwr [Offices]	3	15001110	17JUN10	
BUILDIN	NG #4				
40330.010	Bldg. #4: LO/Set Batter Boards	1	02NOV09	02NOV09	Bldg. #4: LO/Set Batter Boards
40330.015	Bldg. #4: LO/Exc/Rebar/Pour Int'r Spread Ftgs	2	03NOV09	04NOV09	Bidg. #4: LO/Exc/Rebar/Pour Int'r Spread Ftgs
40330.020	Bldg. #4: LO/Exc/Rebar/Pour Int'r Grade Beams	2	06NOV09	09NOV09	Bldg. #4: LO/Ex¢/Rebar/Pour Int'r Grade Beams
40330.025	Bldg. #4: LO/Exc/Rebar/Pour Perimeter Ftgs	3	11NOV09	13NOV09	Bldg. #4: LO/Exc/Rebar/Pour Perimeter Ftgs
41530.010	Bldg. #4: LO/Exc/BF Fire Riser Stubout	2	11NOV09	12NOV09	Bldg. #4: LO/Exc/BF Fire Riser Stubout
41600.010	Bldg. #4: LO/Exc/BF Underground Elect'l	2	11NOV09	12NOV09	Bldg. #4: LO/Exc/BF Underground Elect'I
41540.010	Bldg. #4: LO/Exc/BF Underground Plumbing	3	13NOV09	17NOV09	Bldg. #4: LO/Exc/BF Underground Plumbing
40330.100	Bldg. #4: Prep/FG Building Pad	3	18NOV09	20NOV09	Bldg. #4: Prep/FG Building Pad
40330.110	Bldg. #4: Inst. Visqueen/Sand @ Office Areas #1	3	23NOV09 26NOV09	25NOV09 26NOV09	Bldg. #4: Lo/Form/Rebar SOG #1
40330.115 40330.120	Bldg. #4: LO/Form/Rebar SOG #1 Bdlg. #4: Pour/Finish SOG #1	3	27NOV09	01DEC09	Bidg. #4: Pour/Finish SOG #1
40330.120	Bldg. #4: Inst. Visqueen/Sand @ Office Areas #2	3	02DEC09	04DEC09	Bldg. #4: Inst. Visqueen/Sand @ Office Areas #2
40330.100	Bldg. #4: LO/Form/Embeds/Rebar Panels - I	15	02DEC09	22DEC09	Bldg. #4: LO/Form/Embeds/Rebar Panels - I
40330.135	Bldg. #4: LO/Form/Rebar SOG #2	3	07DEC09	09DEC09	Bldg. #4: LO/Form/Rebar SOG #2
40330.140	Bldg. #4: Pour/Finish/Cure SOG #2	1	10DEC09	10DEC09	Bldg. #4: Pour/Finish/Cure SOG #2
40330.300	Bldg. #4: LO/Form/Embeds/Rebar Panels - II	15	11DEC09	31DEC09	Bidg. #4: LO/Form/Embeds/Rebar Panels - II
40330.210	Bldg. #4: Pour/Finish Panels - I	3	23DEC09	25DEC09	Bldg. #4: Pour/Finish Panels - I
40330.310	Bldg. #4: Pour/Finish/Cure Panels - II	3	01JAN10	05JAN10	Bldg. #4: Pour/Finish/Cure Panels - II
30330.400	PANEL LIFT #1	3	06JAN10	08JAN10	PANEL LIFT#1
40330.500	Bldg. #4: Plumb/Weld/Brace Panels - Lift #1	3	11JAN10	13JAN10	Bldg. #4: Plumb/Weld/Brace Panels - Lift #1
40330.505	Bldg. #4: Break & Remove Diamonds	3	14JAN10	18JAN10	Bldg. #4: Break & Remove Diamonds
40330.510	Bldg. #4: Sack/Patch Concrete Panels - Lift #1	8	14JAN10	25JAN10	Bldg. #4: Sack/Patch Concrete Panels - Lift #1
40550.100	Bldg. #4: LO/Inst TS Columns	3	19JAN10	21JAN10	Bldg. #4: LO/Inst TS Columns
40619.100	Bldg. #4: LO/Erect Panelized Rf Structure	5	22JAN10	28JAN10	Bldg. #4: LO/Erect Panelized Rf \$tructure
40619.110	Bldg. #4: LO/Nail Roof OSB Sheathing	15	29JAN10	18FEB10	Bldg. #4: LO/Nail Roof OSB Sheathing
40330.550	Bldg. #4: Prep/Rebar/Pour/Finish Pour Strips	5	19FEB10	25FEB10	Bldg. #4: Prep/Rebar/Pour/Finish Pour Strips
40610.010	Bldg. #4: LO/Form Platforms for Rooftop Units	3	19FEB10	23FEB10	Bldg. #4: LO/Form Platforms for Rooftop Units
40619.115	Bldg. #4: Roof Nailing Inspections	2	19FEB10	22FEB10	Bldg. #4: Roof Nailing Inspections
41540.100	Bldg. #4: LO/Inst Rooftop Plumbing Vents	3	24FEB10	26FEB10	Bidg. #4: LO/Inst Rooftop Plumbing Vents
40330.560	Bidg. #4: Remove Wall Braces	3	26FEB10	02MAR10	Bldg. #4: Remove Wall Braces
40880.100	Bldg. #4: Field Measure For Storefront Mullions	5	26FEB10	04MAR10	Bldg. #4: Field Measure For Storefront Mullions
41600.100	Bldg. #4: LO/Inst Rooftop Elect'l Conduits	3	01MAR10	03MAR10	Bldg. #4: LO/Inst Rooftop Elect'l Conduits
40610.100	Bldg. #4: LO/Inst. Flr Joists @ Mezzanines	10	03MAR10	16MAR10	Bldg. #4: LO/Inst. Flr Joists @ Mezzanines
40925.010	Bldg. #4: LO/Frame Demising Walls	5	03MAR10	09MAR10	Bldg. #4: LO/Frame Demising Walls
40750.100	Bldg. #4: Roofing 4-Ply Roofing Syst.	10	04MAR10	17MAR10	Bldg. #4: Roofing 4-Ply Roofing Syst.

Activity ID	Activity Description	Orig Dur	Early Start	Early Finish	2008 2009 M J J A S O N D J F M A M J J A S O N D	2010 2011 2012 2013 J F M A M J J A S O N D J F M A M J J A S O N D J F M A M J J A S O N D J F M A M J J A S
40880.110	Bldg. #4: LO/Inst Storefront Mullions	5	05MAR10	11MAR10		Bldg. #4: LO/Inst Storefront Mullions
40610.110	Bldg. #4: LO/Frame Wd Stairs & Landings	10	09MAR10	22MAR10		Bldg. #4: LO/Frame Wd Stairs & Landings
40925.020	Bldg. #4: Inspection of Demising Walls	3	10MAR10	12MAR10		Bldg, #4: Inspection of Demising Walls
40880.115	Bldg. #4: Field Measure/Order Versalux 2000T Gls	10	12MAR10	25MAR10		Bldg. #4: Field Measure/Order Versalux 2000T Gls
40720.010	Bldg. #4: Insul Demising Walls	3	15MAR10	17MAR10		Bldg. #4: Insul Demising Walls
40925.030	Bldg. #4: Drywall Demising Walls	5	15MAR10	19MAR10		Bldg. #4: Drywall Demising Walls
40610.115	Bldg. #4: LO/Inst/Nail Plywood Sheathing @ Mezz	10	16MAR10	29MAR10		Bldg. #4: LO/Inst/Nail Plywood Sheathing @ Mezz
40925.100	Bldg. #4: LO/Frame Walls/Clgs [Offices]	10	18MAR10	31MAR10		Bldg. #4: LO/Frame Walls/Clgs [Offices]
41550.100	Bldg. #4: LO/Hoist Rooftop Mech'l Units	3	18MAR10	22MAR10		Bldg. #4: LO/Hoist Rooftop Mech'l Units
41540.200	Bldg. #4: Plumb'g Rough-In Walls [Offices]	3	23MAR10	25MAR10		Bldg. #4: Plumb'g Rough-In Walls [Offices]
41600.200	Bldg. #4: Elect'l Rough-In Walls [Offices]	5	23MAR10	29MAR10		Bldg. #4: Elect'l Rough-In Walls [Offices]
40880.120	Bldg. #4: Inst Vinyl & Caulk Storefront Mullions	3	26MAR10	30MAR10	1 ; ; ; ; ; ; ; ; ; ; ; 1 ; ;	Bldg. #4: Inst Vinyl & Caulk Storefront Mullions
40720.100	Bldg. #4: Insul Walls [Offices]	3	29MAR10	31MAR10		Bldg. #4: Insul Walls [Offices]
40925.150	Bldg. #4: Wall Inspection [Offices]	3	29MAR10	31MAR10		Bldg. #4: Wall Inspection [Offices]
40925.200	Bldg. #4: Drywall 1-Side Walls [Offices]	5	29MAR10	02APR10		Bldg. #4: Drywall 1-Side Walls [Offices]
40880.125	Bldg. #4: Inst Storefront Doors	3	31MAR10	02APR10		Bldg. #4: Inst Storefront Doors
40925.210	Bldg. #4: Drywall 2nd Side [Offices]	5	02APR10	08APR10	1 ; ; ; ; ; ; ; ; ; ; ; ; ;	Bldg. #4: Drywall 2nd Side [Offices]
40925.300	Bldg. #4: Tape/Finish Walls [Offices]	15	09APR10	29APR10		Bldg. #4: Tape/Finish Walls [Offices]
40990.100	Bldg. #4: Prime Walls/Clgs [Offices]	5	23APR10	29APR10		Bldg. #4: Prime Walls/Clgs [Offices]
40990.110	Bldg. #4: Paint Walls/Clgs [Offices]	5	30APR10	06MAY10		Bldg. #4: Paint Walls/Clgs [Offices]
40951.100	Bldg. #4: LO/Inst Clg Grid System [Offices]	5	07MAY10	13MAY10		Bldg. #4: LO/Inst Clg Grid System [Offices]
41530.300	Bldg. #4: LO/Inst OH F.S. Drops [Offices]	5	12MAY10	18MAY10		Bldg. #4: LO/Inst OH F.S. Drops [Offices]
41550.300	Bldg. #4: Mech'l Supply/Return Grills [Offices]	5	12MAY10	18MAY10		Bldg. #4: Mech'l Supply/Return Grills [Offices]
41600.300	Bldg. #4: Inst. Elect'l Fixtures [Offices]	5	12MAY10	18MAY10		Bldg. #4: Inst. Elect'l Fixtures [Offices]
40951.150	Bldg. #4: Inst Acoustical Clg Tile [Offices]	5	17MAY10	21MAY10		Bldg. #4: Inst Acoustical Clg Tile [Offices]
40965.100	Bldg. #4: LO/Inst Carpet & SV [Offices]	5	21MAY10	27MAY10		Bldg. #4: LO/Inst Carpet & SV [Offices]
40810.100	Bldg. #4: Inst Drs/Fin Hrdwr [Offices]	5	27MAY10	02JUN10		Bldg. #4: Inst Drs/Fin Hrdwr [Offices]
PUNCH	LIST & CLOSEOUT					
40100.100	Bldg. #4: Start-up & Adjustments	5	03JUN10	09JUN10		Bldg. #4: Start-up & Adjustments
40100.200	Bldg. #4: Punchlist & Turnover	5	03JUN10	09JUN10		Bldg. #4: Punchlist & Turnover
30100.100	Bldg. #3: Start-up & Adjustments	5	18JUN10	24JUN10		Bldg. #3: Start-up & Adjustments
30100.200	Bldg. #3: Punchlist & Turnover	5	18JUN10	24JUN10		Bldg. #3: Punchlist & Turnover

Condition			Responsible	Action	Monitoring			
Number	Condition of Approval	Subcondition	Agency	Required	Agency or	Timing	Compliance	Monthly Inspection Notes (April 2010)
1	This grant authorizes the use of the subject property for the construction, operation, and maintenance of an industrial park as depicted on the approved Revised Exhibit "A," subject to all of the following conditions of approval.		DRP	Comply with Exhibit A	DRP	Subject to Acceptance of Affidavit	Informational	
2	Unless otherwise apparent from the context the term "permittee" shall include the applicant and any other person, corporation, or other entity making use of this grant.		DRP	No action required	DRP	Informational	Informational	
-	This grant shall not be effective for any purpose until the permittee, and the owner of the subject property if other than the nermittee, have filed at the office of the Denartment of Regional Planning their affidavit stating that they are aware			File and record				
	of, and agree to accept, all of the conditions of this grant and that the conditions of the grant have been recorded as required by Condition No. 8, and until all required monies have been paid pursuant to Condition Nos. 10, 12, 22c and			Affidavit to accept conditions of		Prior to use of the		
3	22s.		DRP	approval	DRP	CUP	Y	Compliance
4	To the extent permitted by law, the permittee shall defend, indemnify and hold harmless the County, its agents, officers, and employees from any claim, action, or proceeding against the County or its agents, officers, or employees to attack, set aside, void or annul this permit approval, which action is brought within the applicable time period of Government Code Section 65009. The County shall notify the permittee of any claim, action, or proceeding and the County shall reasonably cooperate in the defense.		DRP	No action required	DRP	In the event of any claim, action or proceeding against the County	Y	
5	In the event that any claim, action, or proceeding as described above is filed against the County, the permittee shall within ten days of the filing pay the Department of Regional Planning an initial deposit of \$5,000, from which actual costs shall be billed and deducted for the purpose of defraying the expenses involved in the department's cooperation in the defense, including but not limited to, depositions, testimony, and other assistance to permittee or permittee's counsel. The permittee shall also pay the following supplemental deposits, from which actual costs shall be billed and deducted;		DRP	Deposit \$5,000 with the County to defray expenses if litigation occurs	DRP	Within 10 days of any action, claim, or proceeding	Y	
		a. If during the litigation process, actual costs incurred reach 80 percent of the amount on deposit, the permittee shall deposit additional funds sufficient to bring the balance up to the amount of the initial deposit. There is no limit to the number of supplemental deposits that may be required prior to completion of the litigation.	DRP	Make supplemental deposits if required	DRP	Any time during litigation where actual costs incurred reach 80% of the initial deposit	Y	
		b. At the sole discretion of the permittee, the amount of an initial or supplemental deposit may exceed the minimum amounts defined herein.	DRP	Deposits may exceed the minimum amount	DRP	At the permittee's discretion	Y	
,	This grant shall expire unless used within 2 years from the date of approval. A one-year time extension may be requested in writing with the applicable fee six months before the expiration date.		DRP	The permit must be "used" within 2 years	DRP	Within two years from the date of approval	Y	
6	requested in writing with the applicable ree six months before the expiration date.		DRP	Permit must be in compliance with the	DKI	арриочаг	1	
7	If any provision of this grant is held or declared to be invalid, the permit shall be void and the privileges granted hereunder shall lapse.		DRP	Conditions of Approval	ALL	At any time	Y	
	Prior to the use of this grant, the property owner or permittee shall record the terms and conditions of the grant in the office of the County Recorder. In addition, upon any transfer or lease of the property during the term of this grant, the property owner or permittee shall promptly provide a copy of the grant and its conditions to the transferee or lesSee of the subject property.		DRP	Permittee shall record the terms and conditions with the County Recorder	DRP	Prior to the use of this grant. Prior to transfer or lease of the property.		
9	Upon written application of the permittee made no less than six (6) months prior to November 30, 2035, the term of this grant shall be extended by the Regional Planning Commission for a period not to exceed twenty (20) years, as provided herein below. The Commission shall grant such extensions unless if finds on of the following: (1) that the permittee has failed to adhere to the conditions of approval and such failure has not been timely corrected upon written notice thereof, and (2) that the use is not in compliance with applicable laws and regulations. If either of the foregoing findings is made by the Commission, the extension may be demied. Subsequent extensions may be granted by the Commission upon written application made no less than six (6) months prior to the expiration of the previous extension.		DRP	Upon written application by the permittee made 6 months prior to November 30, 2035 this grant may be extended for a period not to exceed 20 years.	DRP	6 months prior to November 30, 2035	I Informational	Compliance
10	The subject property shall be maintained and operated in full compliance with the conditions of this grant and any law, statute, ordinance, or other regulation applicable to any development or activity on the subject property. Failure of the permittee to cease any development or activity not in full compliance shall be a violation of these conditions. The permittee shall deposit with the County of Los Angeles the sum of \$3,750.00. These monies shall be placed in a performance fund which shall be used exclusively to compensate the Department of Regional Planning for all expenses incurred while inspecting the premises to determine the permittee's compliance with the conditions of approval. The fund provides for biannual (two per year) inspections for the first five (5) years of the grant, and fifteen (15) inspections to be conducted every year for the remaining years of the grant. Inspections shall be unannounced.		DRP	Deposit \$3,750 for the cost of inspections/ biannual inspections for the first five years- fifteen annual inspections for the remainder of the grant.	ALL	Life of the grant	Y	Compliance
11	Notice is hereby given that any person violating a provision of this grant is guilty of a misdemeanor. Notice is further given that the Regional Planning Commission or a hearing officer may, after conducting a public hearing and giving notice thereof to permittee, revoke or modify this grant, if the Commission or hearing officer finds that these conditions have been violated or that this grant has been exercised so as to be detrimental to the public's health or safety or so as to be a nuisance.		DRP	Revocation or modification of this grant may be conducted if the permit is not in compliance.	DRP	Life of the grant	Ongoing	
12	The permittee shall remit processing fees payable to the County of Los Angeles in connection with the filing and posting of a Notice of Determination in compliance with Section 21152 of the Public Resources Code. The project is not de minimus in its effect on fish and wildlife and is not exempt from payment of a fee to the California Department of Fish and Game pursuant to Section 711.4 of the Fish and Game Code. The current fee amount is \$1,275.00.		DRP	The permittee must pay the Fish and Game fee of \$1.275.00	DRP	In connection with the filing and posting of a Notice of Determination	Y;See mitigation monitoring program	Compliance
13	Upon approval of this grant, the permittee shall contact the Fire Prevention Bureau of the Los Angeles County Forester and Fire Warden to determine what facilities may be necessary to protect the property from fire hazard. Any necessary facilities shall be provided as may be required by said Department.		FIRE	Permittee shall contact the Fire Forester and Warden to protect from fire hazard	DRP	Upon approval of this grant	Y; See mitigation monitoring program	Fire and Life-Safety Building Plans were approved by the Fire Department on 09/11/07.

Attachment II

Condition Number	Condition of Approval	Subcondition	Responsible Agency	Action Required	Monitoring Agency or	Timing	Compliance	Monthly Inspection Notes (April 2010)
				The permittee must				
				comply with the Zoning Ordinance				
	All requirements of the Zoning Ordinance and of the specific zoning of the subject property must be complied with			and Conditions of	nnn.	*** ***		
14	unless specifically modified by this grant, as set forth in these conditions or shown on the approved plans.		DRP	Approval	DRP	Life of the grant	Inspection required	Substantial compliance
	The subject property shall be developed and maintained in compliance with requirements of the Los Angeles County Department of Health Services. Adequate water and sewage facilities shall be provided to the satisfaction of said			The property shall be in compliance with				
15	department as permitted by law.		HEALTH SERVICES	DHS.	DRP	Life of the grant	Inspection required	Upon Completion
				All Buildings shall be	:			
16	All structures shall comply with the requirements of the Division of Building and Safety of the Department of Public Works.		PUBLIC WORKS	in compliance with Building and Safety	B&S	Life of the grant	Inspection required	Upon Completion
	All structures, walls, and fences open to public view shall remain free of extraneous markings, drawings, or signage.			No graffiti shall be				·
17	These shall include any of the above that do not provide pertinent information about said premises.		DRP	present onsite	DRP	Life of the grant	Inspection required	Substantial compliance
	In the event such extraneous markings occur, the permittee shall remove or cover said markings, drawings, or signage							
	within 24 hours of such occurrence, weather permitting. Paint utilized in covering such markings shall be of a color			Graffiti shall be				
	that matches, as closely as possible, the color of adjacent surfaces. The only exceptions shall be seasonal decorations. Inspections shall be made as provided in Condition No. 10 to ensure compliance with this conditions, including any			removed within 24				
18	additional inspections as may be necessary to ensure such compliance. Within (60) days of approval of this grant, the permittee shall submit to the Director for review and approval three		DRP	hours	DRP	Life of the grant	Inspection required	Substantial compliance
	copies of revised plans, similar to Exhibit "A" page 1 of 3, as presented at the public hearing that clearly depicts all			The permittee shall				
	required project changes. The property shall be developed and maintained in substantial conformance with the approved revised Exhibit "A." All revised plot plans must be accompanied by the written authorization of the property			submit three copies of the approved		Within 60 days of the		
19	owner.		DRP	Exhibit "A"	DRP	approval of this grant	See file No. CUP 01-198	Substantial compliance
	Within ninety (90) days of approval of this grant, the permittee shall submit to the Director for review approval three							
	copies of a landscape plan, which may be incorporated into the Revised Exhibit "A" described in Condition No. 19. The landscaping shall be "enhanced" along the perimeter of the site. The landscape plan shall show the size, type,			The permittee shall				
	and location of all plants, trees, and watering facilities. The permittee shall maintain all landscaping in a neat, clean			submit three copies		Within 90 days of		
20	and, and healthful condition, including proper pruning, weeding, removal of litter, fertilizing and replacement of plants when necessary for the life of this grant.		DRP	of the approved landscape plan	DRP	the approval of this grant	See file No. CUP 01-198	Substantial compliance
	Within ninety (90) days of approval of this grant, the permittee shall submit to the Director for review and approval							·
	three copies of signage program for the industrial park that is in conformance with Part 10 of Section 22.52 of the			The permittee shall		Within 90 days of		
21	County Code. All proposed signs on the property shall not be installed until a Revised Exhibit "A" is approved for each proposed sign. No billboards are permitted on the subject property.		DRP	submit three copies of a signage program	DRP	the approval of this grant	See file No. CUP 01-198	Substantial compliance
	The construction and operation of the proposed use shall be further subject to all of the following restrictions:			0 0 1 0		0		344
22	The construction and operation of the proposed use shall be further subject to all of the following restrictions:							
		 All material graded should be sufficiently watered to prevent excessive amounts of dust during the construction phase. Watering should occur at least 						
		twice daily with complete coverage, preferably in the late morning and after						
		work is done for the day. All clearing, grading, or excavation activities shall cease during periods of high winds (i.e. greater than 20 mph averaged over one		The site shall be watered during the		During the		
		hour) to prevent excessive amounts of dust;	DRP	construction period	DRP	construction period	Inspection required	Substantial compliance
		 Project construction activity shall be limited to those hours between 7:00 						
		a.m. and 6:00 p.m. Monday through Friday. All stationary construction noise sources shall be sheltered or enclosed to minimize adverse effect on nearby						
		offices, residences, and neighborhoods. Generators and pneumatic		Construction activity				
		compressors shall be noise protected in a manner that will minimize noise inconvenience to adjacent residences. Parking of construction worker vehicles		shall be limited to 7a.m. to 6 p.m.				
		shall be onsite and restricted to areas buffered from residences located to the south and east of the subject property;	nnn.	Monday through Friday.	DRP	During the construction period	Inspection required	
			DRP	riiddy.	DKI	construction period	пореслон гециней	Substantial compliance
		 During the construction period, the project site will be monitored by the Department of Regional Planning Zoning Enforcement Section for a period of 						
		10 hours every 2 weeks. The permittee shall be financially responsible and						
		shall deposit the sum of \$2,000 with the Department of Regional Planning within 30 days of permit approval in order to defray these monitoring costs. If		Site shall be monitored for 10				
		additional inspections are required during the construction period, the permittee shall be financially responsible and shall reimburse the Department of Regional		hours every two		During the		
		Planning for all additional inspections.	DRP	weeks by Zoning Enforcement	DRP	construction period	Inspection required	Substantial compliance
		d. The applicant shall provide to the Director of Regional Planning a copy of the Covenant and Agreement with the Los Angeles City Council that		The applicant shall				
		authorizes the applicant to construct a sound wall on the existing City of Los		provide a copy of the		Delicated		
		Angeles Department of Water and Power (DWP) easement on the subject property. This covenant shall be provided prior to the approval of the Revised		Covenant and Agreement from		Prior to the approval of the Revised		
		Exhibit "A,"	DRP	DWP to DRP.	DRP	Exhibit "A"	Prior to use of the CUP	Substantial compliance
		e. A minimum of 181 on-site parking spaces shall be continually maintained						
		the applicant's site plan depicts 238 parking spaces, (although they are not required), 40 percent of which may be compact, including seven (7)		A minimum of 181				
		handicapped van-accessible. Loading spaces shall be provided as depicted on the approved Revised Exhibit "A":	Dan	parking spaces shall	Dep	Life of the amon	Townsie : 1	France 15
		nie approved Kevised Exhibit A;	DRP	be maintained onsite	DRP	Life of the grant	Inspection required	Upon Completion
		f. The required parking spaces shall be continually available for vehicular		Required parking shall be for parking				
		parking only and shall not be used for storage, automobile or truck repair, or		only, no storage,				
		any other unauthorized uses;	DRP	repair, etc.	DRP	Life of the grant	Inspection required	Upon completion

Attachment II

Condition Number	Condition of Approval	Subcondition	Responsible Agency	Action Required	Monitoring Agency or	Timing	Compliance	Monthly Inspection Notes (April 2010)
				Outside storage and				
		g. Outside storage of materials or inoperable vehicles is prohibited on the	_	inoperable vehicles	DPP	1:6: -60	Townsels : 1	
		property;	DRP	prohibited	DRP	Life of the grant	Inspection required	Substantial compliance
		 All outdoor trash containers shall be covered and all trash enclosure areas shall be screened from public and private view corridors by landscaping, berms, 		Trash containers shall be covered and				
		compatible structures or walls, or a combination of both of theses;	DRP	screened	DRP	Life of the grant	Inspection required	Substantial compliance
		i. All exterior lighting shall be shielded and directed away from neighboring residences to prevent direct illumination and glare. The primary parking lot lighting shall be turned off no later than 7:30 pm. A motion activated security lighting system is permitted and may remain on through the night. The permittee shall submit for approval three copies of a lighting plan, which may be incorporated into a Revised Exhibit "A" described in Condition 19 to the Director of Planning within sixty days of the effective date if this grant. The lighting plan shall show the locations, types, and heights of all proposed pole and wall mounted lighting.	DRP	All lighting shall be shielded and directed away from residences/lighting shall be turned off at 7:30p	DRP	Upon completion	Inspection required	Upon Completion
		j. The permittee shall provide appropriate low level lighting along all pedestrian walkways leading to and from the parking lot;	DRP	provide low level lighting along pedestrian walkways	DRP	Upon completion	Inspection required	Upon Completion
		k. The height of the industrial buildings shall not exceed 35' above finished grade;	DRP	height of buildings shall not exceed 35'	DRP	Upon completion	Inspection required	Upon Completion
		Operating hours are restricted to the hours between 7:00 a.m. to 7:00 p.m. Monday through Friday except occupants shall have access at all times. All deliveries to the subject property shall also be within operating hours.;	DRP	Operating hours /Delivery hours limited to Monday through Friday 7a.m. to 7 p.m.	DRP	Upon completion	Inspection required	Upon Completion
				No hazardous materials stored on				
		m. The tenants of the buildings shall not store or use hazardous materials;	DRP	the premises The permittee shall	DRP	Upon completion	Inspection required	Upon Completion
		n. The permittee shall comply with all conditions set forth in the attached County of Los Angeles Department of Public Works memorandum dated March 28, 2002, or as otherwise required by said Department;	PUBLIC WORKS	comply with DPW letter dated March 28, 2002.	DPW/DRP	Life of the grant	See letter below	Street Improvement Plans have not been submitted
		o. The permittee shall comply with all conditions set forth in the attached County of Los Angeles Fire Department memorandums dated April 20, 2005 and October 12, 2005, unless modified by this permit:	FIRE	The permittee shall comply with the Fire Department memos dated April 20, 2005 and October 12, 2005.	FIRE/DRP	Life of the grant	See letter below	Building Plans approved by the Fire Department on 09/11/07 match Exhibit "A" approved by DRP. There is no building or fire protection system construction taking place at this time.
		p. The permittee shall comply with all mitigating issues set forth in the attached County of Los Angeles Fire Department memorandum dated October 12, 2005, in specific the following, unless otherwise modified by this grant;	FIRE	The permittee shall comply with the Fire Department memo dated October 12, 2005.	FIRE/DRP	Life of the grant	See letter below	All mitigating measures are shown on the building plans approved by the Fire Department on 09/11/07. There is no building or fire protection system construction taking place at this time.
				The permittee shall provide fire walls at				
		i. Provide 4-hour separation walls between:	FIRE	the specified locations	FIRE	Upon completion	Inspection required	
		a. Buildings 3B/3C	FIRE		FIRE	Upon completion	Inspection required	Building plans approved by the Fire Department on 09/11/07 indicte a 4 hour wall between Building 3B/3C. The walls have been tiltd up at this time.
		b. Buildings 3D/3E	FIRE		FIRE	Upon completion	Inspection required	Building plans approved by the Fire Department on 09/11/07 indicte a 4 hour wall between Building 3D/3E.The walls have been tilted up at this time.
		c. Buildings 3F/3G	FIRE		FIRE	Upon completion	Inspection required	Building plans approved by the Fire Department on 09/11/07 indicte a 4 hour wall between Building 3F/3G.The walls have ben tilted up at this time.
		ii. Provide two on-site hydrants a minimum of 50 feet away from the drip line as detailed on approved plot plan.	FIRE		FIRE	Upon completion		The approved plan shows two on-site hydrants a minimum of 50 feet away from the drip line. The underground fire line is approximately 10% complete at this time.
		iii. Provide a Fire Department sprinkler connection at minimum of 50 feet					Inspection required	Fire sprinkler plans have been submitted. There is no fire protection system construction taking place at this
 		from the drip line. q. The permittee shall install automatic smoke vents in Building No. 4, and any	FIRE		FIRE	Upon completion	Inspection required	time. Building plans approved by the Fire Department on 09/11/07 indicte smoke vents in buildings 3 and 4. The
		other building as determined necessary by the Fire Department and/ or the Building Department;	FIRE	The permittee shall install smoke vents The permittee shall	FIRE	Upon completion	Inspection required	roof structure is being constructed for building #4. No smoke and heat vents have been installed at this time
		 All exterior walls of Buildings No. 3 and No.4 shall be 4-hour rated, realizing the front elevations of both buildings contain doorways, truck doorways, and pull-in doorways; 	FIRE	ensure that the exterior walls are 4- hour rated	FIRE	Upon completion	Inspection required	Building plans approved by the Fire Department on 09/11/07 indicte 4 hour exterior walls The walls have been tilted up for building #4, and are partially tilted up for building #3 at this time.
		s. The applicant shall review the site plan to determine if a 26-foot wide fire access lane can be placed north of the transmission lines. The applicant shall revise the site plan to depix the fire access lane. If the fire access lane cannot be placed at that location the applicant shall provide for approval a letter to the Director of Planning an explanation of why the additional fire access lane cannot be provided. This revision or response shall be approved prior to the approval of the Exhibit "A";	DRP/FIRE	The applicant shall review the site plan to determine if a fire access lane can be placed north of the transmission lines	FIRE /DRP	Prior to approval of Exhibit "A""	Y; See mitigation monitoring program	Building Plans approved by the Fire Department on 09/11/07 match Exhibit "A" approved by DRP.

Condition		a	Responsible	Action	Monitoring			
Number	Condition of Approval	Subcondition	Agency	Required	Agency or	Timing	Compliance	Monthly Inspection Notes (April 2010)
		t. The applicant shall provide for approval a letter to the Director of Planning explaining a secondary or back-up sprinkler system that will be provided on the site in case the primary sprinkler system fails. This system must be approved prior to the approval of the Exhibit "A";	DRP/FIRE	The applicant shall provide an approval letter explaining a back-up sprinkler system	FIRE/DRP	Prior to approval of Exhibit "A""	Y	No backup fire sprinkler was required. There are no fire protection system plans submitted at this time.
		v. The permittee shall deposit the sum of \$3,000.00 with the Department of Regional Planning within 30 days of permit approval in order to defray the cost of reviewing and verifying the information contained in the reports required by the Mitigation Monitoring Program;	DRP	The permittee shall provide \$3,000 dollars for inspections related to the MMP	DRP	Prior to use of the CUP	Y	Substantial compliance
		w. Prior to the issuance of grading/building permit, whichever occurs first, the applicant shall submit a Phase I environmental assessment report for the review and approval by the California Regional Water Quality Control Board and a copy of the report shall be forwarded to the Department of Health Services, the Environmental Programs Division of the Department of Public Works, and the California Department of Toxic Substance Control. If soil contamination is found, the applicant shall perform remediation to the full satisfaction of the above mentioned agencies;	DRP/Public Works/Health Services	The applicant shall submit a Phase I environmental assessment report	CRWQCB/DHS/ DPW/DTSC	Prior to issuance of grading/building permit	See file No. CUP 01-198	Complete - see file MMP 01-198 in Impact Analysis Section
		x. If during construction of the project, soil contamination is suspected, construction in the area shall stop, and appropriate health and safety procedures shall be implemented. If it is determined that contaminated soils exists, the applicant shall contact the Department of Toxic Substances Control and the Department of Public Works to identify how any required investigation and/or remediation will be conducted, and which government agency will provide regulatory oversight;	DRP	The applicant shall contact DPW and TSC if soil contamination is suspected	DPW/DTSC	During the construction period	See file No. CUP 01-198	Ongoing - Monitoring
		Cogumony Oversagam. The applicant shall hold community meetings once a year for the first five years of this grant. Residents within 500' of the subject property and the local homeowners association that can easily be identified shall be notified. Sign-in sheets and minutes shall be forwarded to the Department of Regional Planning:	DRP	The applicant shall hold annual community meetings first five years	DRP	Monitor for first five years of Permit	incomplete	Ongoing - sitomoring
		z. The manufacturing uses may only be established within the units so noted on the approved Revised Exhibit "A";	DRP	Manufacturing uses limited to designated units	DRP	Life of the grant	Inspection required	Upon Completion
		 Warehousing and manufacturing uses are limited to those permitted in the M-1 1/2/zone; 	DRP	Uses limited to those in M-11/2 zone	DRP	Life of the grant	Inspection required	Upon Completion
		bb. The permittee shall maintain a current contact name, address, and phone number with the Department of Regional Planning at all times.	DRP	Maintain current contact information at all times	DRP	Life of the grant	See file No. CUP 01-198	Substantial compliance
	Project Mitigation Measures Due to Environmental Evaluation		Responsible Agency or Party	Action Required	Monitoring agency or Party	Timing	Compliance	
1	Applicant shall submit a detailed liquefaction analyses to the satisfaction and approval of the DPW. If during construction of the project, soil contamination is suspected, construction in the area shall stop and		Project Applicant	Submittal and approval of a detailed liquefaction analyses	DPW	Prior to issuance of grading/building permit	See file No. CUP 01-198	Complete see file MMP 01-198 in Impact Analysis Section
2	appropriate health and safety procedures shall be implemented. If it is determined that contaminated soils exists, applicant shall contact the Department of Toxic Substances Control and the Department of Public Works to identify how any required investigation and/or remediation will be conducted and which government agency will provide regulatory oversight.		Project Applicant/ Construction Manager	Stop work if soil contamination is suspected	DTSC/DPW	During construction	Notification requested/Inspection required	On-going monitoring
3	Applicant shall comply with all requirements of the drainage concept that was approved on July 15, 2002.		Project Applicant	Comply with all requirements of the drainage concept	DPW	Prior to issuance of grading permit Prior to issuance of	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
4	Applicant shall construct a screen wall separating the project from the single-family residences to the south of the project site to the satisfaction of the Department of Health Services.		Project Applicant	Construct a sound wall	DHS	certificate of occupancy	Inspection required	Not complete-verified during site visits. Sound Wall has been completed, Gates and sound blankets are not installed
5	No outdoor public address system and no outdoor mechanical trash compacter shall be installed on site. There shall be at least a 80° sethack on the rooftops bordering residential areas where no equipments or structures shall be placed.		Project applicant Project applicant	No installation of outdoor public address system or outdoor mechanical trash compacter equipments/structure s shall be placed	DHS DRP	During the entire lifetime of project During the entire lifetime of project	Inspection required Inspection required	On-going monitoring On-going monitoring
7	Applicant shall maintain equipment and vehicle engines in good condition and proper tune as per manufacturers' specifications.		Project applicant	Maintain equipment in good condition	DRP/ Field Verification	During construction	Inspection required	On-going monitoring
8	Applicant shall comply with the NPDES requirements that must incorporate permanent post-construction Best Management Practice (BMP) of the California Regional Water Quality Control Board and the Los Angeles County Department of Public Works. The BMP shall be reviewed and approved by DPW prior to the issuance of a building permit.		Project applicant	Acquire NPDES permit	CRWQCB/DPW	Prior to the issuance of building permit	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section

Condition Number	Condition of Approval	Subcondition	Responsible Agency	Action Required	Monitoring Agency or	Timing	Compliance	Monthly Inspection Notes (April 2010)
	Applicant shall submit a Phase I environmental assessment report for the review and approval by the California					Prior to issuance of	•	
	Regional Water Quality Control Board and a copy of the report shall be forwarded to the Department of Health Services, the Environmental Programs Division of the Department of Public Works and the California Department of			Submit Phase I		grading/building		
	Toxic Substance Control. If soil contamination is found, applicant shall perform remediation to the full satisfaction of			environmental	CRWQCB/DHS/	permit whichever		
9	the above-mentioned agencies.		Project Applicant	assessment report	DPW/CDTSC	comes first	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
				Combine the two north driveways on		prior to issuance of grading/building		
10	Applicant shall combine the two north driveways on Peck Road to provide full access to the satisfaction of DPW		Project Applicant	Peck road	DPW	permit	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
			7 11	Submit a detailed			* *	. ,
11	Applicant shall submit a detailed striping plan and a revised site plan showing the internal circulation and the required improvements to the satisfaction and approval from the DPW			striping plan and a revised site plan	DPW	Prior to the issuance of building permit		Complete see file MMP 01-198 in Impact Analysis Section
11	Applicant shall pay their Equitable Share for traffic mitigation in the amount of \$79,377 to the California Department		Project Applicant	revised site plan	Drw	or building permit	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
	of Transportation (Caltrans)			Pay Equitable Share		Prior to issuance of a		
12	•		Project Applicant	for traffic mitigation	Caltrans	building permit	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
				Submit all required				
				information to DHS				
	Applicant shall demonstrate to the satisfaction of Environmental Health section of the Department of Health Services			to their satisfaction		Prior to the issuance		
13	that adequate public water service and public sanitary sewer are provided		Project Applicant	and approval	DHS	of building permit	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
	Applicant shall implement a recycling program by providing adequate waste storage area for the collection/storage of			Implement a		During entire lifetime		
14	recyclables and green waste material during the entire lifetime of the project		Project Applicant	recycling program	DPW	of project	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
			7 11				* *	• • •
				l				
				Annex street lights along street frontage		Prior to issuance of		
				into the appropriate		the building permit or		
	All street lights installed along the street frontage of a development shall be annexed into the appropriate Los Angeles			Los Angeles County		upon written request		
	County Lighting Maintenance District. Applicant shall execute and approve a separate petition for annexation into a Los Angeles County Lighting District upon written request by the City of Industry			Lighting Maintenance District	City Of Industry	by the City of Industry		a la campanant a la la ca
15	Los Angeles County Eignung District upon written request by the City of industry		Project Applicant	Maintenance District	City Of Industry	industry	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
	Applicant shall obtain an Industrial Waste Permit from the City Engineer as required by the City of Industry			Obtain Industrial		Prior to issuance of		
16	Conditions.		Project Applicant	Waste Permit	DPW	the building permit	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
				Record a covenant to hold property as one		Prior to approval of		
	Prior to approval of certificate of occupancy, applicant shall record a covenant to hold property as one parcel with the			parcel with the	City Of Industry	certificate of		
17	County Clerk		Project Applicant	County Clerk	/DRP	occupancy	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
	And the state of t			Submit a landscape	DRP/City of Industry	Prior to issuance of		
18	Applicant shall submit a landscape plan to be reviewed and approved by DRP and the City of Industry engineer		Project Applicant	Follow the	DRP/City of industry	building permit	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
				requirements of				
				section 23114 of the				
	Trucks hauling dirt, sand, gravel or soil shall be covered or shall maintain at least two feet of freeboard in accordance			California vehicle Code / Field	Construction			
19	with Section 23114 of the California Vehicle Code		Project Applicant	verification	Manager/DRP	During construction	Inspection required	On-going monitoring
						3		
				Pave parking areas				
20	Applicant shall pave parking areas and construction access roads to the main roads to avoid dirt being carried on to the highway		Project Applicant	and construction access roads	Construction Manager/DRP	During construction	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
20	Only light colored roof materials shall be used to deflect heat		Project Applicant	access roads	Manager/DKF	During construction	inspection required	Complete see the MMP 01-198 in Impact Analysis Section
				Use light colored roof		Prior to the issuance		
				materials/ Field	Construction	of Certificate of		
21			Project Applicant	verification	Manager/DRP	Occupancy	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
	Contractor shall use architectural coatings that have a volatile organic compound (VOC) content of 100 g/l or less. If a			Use architectural				
	coating with a higher VOC content is used such as for painting doors, the amount of coating used per day shall be			coating with VOC of		Prior to the issuance		
	limited to that amount which will result in an emission rate that is less than 75 lbs. Only high-volume, low-pressure		1	content of 100 g/l or	Construction	of Certificate of		
22	(HVLP) spray guns shall be used for architectural coating.		Project Applicant	less	Manager	Occupancy	Inspection required	Complete see file MMP 01-198 in Impact Analysis Section
	County of Los Angeles; Department of Public Works Letter Dated March 28, 2002					Prior to issuance of a		
				Dedicate access		Certificate of		
1	Dedicate vehicular access rights on Pellissier Road.		Project Applicant	rights on Pellisier Rd.	DPW	Occupancy	Inspection required	No Street Plans have been submitted
						Prior to issuance of a		
2	Repair any broken or damaged curb, gutter, and pavement on Pellissier Road.		Project Applicant	Renair Pellisier Rd	DPW	Certificate of Occupancy	Inspection required	No Street Plans have been submitted
- 4	nuspon any arracer or damaged curu, gutter, and pavement on remissier road.		Froject Applicant	cpun a cinisici icu.	21 "	Prior to issuance of a	inspection required	NO SHEEL Flans have been submitted
				Plant street trees near		Certificate of		
3	Plant street trees on Pellissier Road to the satisfaction of Public Works.		Project Applicant	Pellisier Rd.	DPW	Occupancy	Inspection required	No Street Plans have been submitted
				I		Prior to issuance of a		
	Comply with the traffic mitigation measures as identified in the attached March 18, 2002 letter from our Traffic and			Comply with Traffic		Certificate of		
			Project Applicant	Mitigation Measures	DPW	Occupancy	Inspection required	Completed
4	Lighting Division to the satisfaction of Public Works.					Prior to issuance of a		
4	Lighting Division to the satisfaction of Public Works.							
4			Decinos A E :		Dpw	Certificate of Occupancy	Inspection	Coordinating with City of the Australia
5	Lighting Division to the satisfaction of Public Works. Install street lights on Peck Road, Rooks Road, and Kella Avenue to the satisfaction of the City of Industry.		Project Applicant		DPW	Certificate of Occupancy Prior to issuance of a	Inspection required	Coordinating with City of Industry
5	install street lights on Peck Road, Rooks Road, and Kella Avenue to the satisfaction of the City of Industry.		Project Applicant	Comply with street		Occupancy Prior to issuance of a Certificate of	Inspection required	Coordinating with City of Industry
5			Project Applicant Project Applicant	Comply with street lighting requirements	DPW DPW	Occupancy Prior to issuance of a Certificate of Occupancy	Inspection required Inspection required	Coordinating with City of Industry Plans submitted but annesation has not been requested
5	install street lights on Peck Road, Rooks Road, and Kella Avenue to the satisfaction of the City of Industry.		J	Comply with street lighting requirements		Occupancy Prior to issuance of a Certificate of	1,	

Condition			Responsible	Action	Monitoring			
Number	Condition of Approval	Subcondition	Agency	Required	Agency or	Timing	Compliance	Monthly Inspection Notes (April 2010)
	The proposed project or portions of the proposed project, are not within an existing Lighting District.							
	Annexation and assessment balloting are required. Upon Conditional Use Permit approval, the applicant shall enter							
	into a secured agreement with the County of Los Angeles for the installation of the street lights in the amount of							
	\$9,000. The applicant shall comply with conditions listed below in order for the Lighting Districts to pay for the future operation and maintenance of street lights. The Board of Supervisors must approve the annexation and levy					Prior to issuance of a		
	of assessment (should assessment balloting favor the levy assessment) prior to Public Works approving street					Certificate of		
	lighting plans. The street lights shall be installed per approved plans prior to issuance of a Certificate of Occupancy.		Project Applicant	Install street lights	DPW	Occupancy	Inspection required	Fee paid - 9000 dollars. Applicant has not procesed the annexation and balloting
		(1) Request the Street Lighting section to commence annexation and levy of		Request annexation				
		assessment proceedings.	Project Applicant	and assessment	DPW	Prior to Occupancy	Verification required	Applicant has not made the request
		(2) Provide Business/property owner's name(s), mailing address(es), site	1 toject i appaeant				verniculon required	Applean has not made the request
		address, Assessor Parcel Number (s) and Parcel boundaries in either Micro		Provide information				
		station or AutoCAD format of territory to be developed to the Street Lighting Section.	Project Applicant	to Street Lighting Section	DPW	Prior to Occupancy	Verification required	Applicant has not processed per T&L
		Section.	Project Applicant	Section	DI W	Thor to occupancy	vernication required	Applicant has not processed per Text.
		(3) Submit a map of the proposed project including roadways conditioned						
		for street lights that are outside of the proposed project area to the Street		Colombia a managed a				
		Lighting Section. Contact the Street Lighting Section for legal description, map requirements, and for any questions at (626) 300-4726.	Project Applicant	Submit a map of the proposed project area	DPW	Prior to Occupancy	Verification required	Applicant has not processed per T&L
	For acceptance of street light transfer billing, all street lights in the development, or current phase of the development,		r roject r ppneum	Construct street			verniculon required	rappicant nat not processed per recz
	must be constructed according to Public Works approved plans and energized for a least one year as of July 1 of the			lights according to				
	current year.		Project Applicant	approved plans	DPW	Prior to Occupancy	Verification required	Pending approval of Street Light Plans
				The applicant shall				
				enter into an				
	The applicant shall construct or enter into secured agreement with the County of Los Angeles Department of Public			agreement with				
7	Works to construct the aforementioned improvements prior to the issuance of a building permit or this permit shall be subject to revocation		Project Applicant	DPW to construct the improvements	DPW	Prior to issuance of a building permit	Inspection required	Agreement to improve has been executed
,	County of Los Angeles; Fire Department Letter Dated April 20, 2005		r roject Applicant	improvements	D	bunuing perior	inspection required	Agreement to improve has seen executed
	county of 2007 ingeles, The Department Letter Duced April 20, 2000					Prior to issuance of a		
	The required fire flow for this development is 3750 gallons per minute 3 hours. The main in the street, fronting this			Fire Flow		Certificate of		
1	property must be capable of delivering this flow at 20 pounds per square inch residual pressure.		Project Applicant	requirements	FIRE	Occupancy	Inspection required	A water availability form indicating compliance with the 3750 gpm is in the Fire Department approved fi
	Install 2 on-site and verify 1 6x 4x 2 ½ public fire hydrant on Peck Road near driveway entrance, conforming to							The underground fire line plans have been submitted and approved on
	AWWA C503-75 or approved equal. All installations must meet Fire Department specifications. Fire Hydrant					Prior to issuance of a		4/14/10. There is construction of the underground fire line is approximately
	systems must be installed in accordance with the Utility Manual of Ordinance 7834and all installations must be					Certificate of		10% completed at this time. The approved plans show the new on-site
2	inspected and flow tested prior to final approval.		Project Applicant	Install 2 Fire hydrants	FIRE	Occupancy	Inspection required	hydrants 50 feet away from the drip line.
	Due to the special access circumstance, the following conditions will apply to the construction of the proposed					Prior to issuance of a Certificate of		
3	development.		Project Applicant		FIRE	Occupancy	See below:	
		 All structures shall be fully fire sprinklered in accordance with the NFPA 	2 11					
		13, Fire sprinkler plans shall be submitted to the Los Angeles County Fire		All structures shall be		Prior to issuance of a Certificate of		Fire sprinkler plans have been submitted for buildings #3 and #4 on 4/21/10
		Department Fire Prevention Engineering unit for review and approval prior to installation.	Project Applicant	fire sprinklered	FIRE	Occupancy	Inspection required	There is no fire protection system construction taking place at this time.
			,	·		. ,		8
		B. Building 4, shall provide 4 hour separation wall between units 4B and 4C						
		No openings shall be allowed in said wall. Said walls shall be constructed in compliance with the Uniform Building Code Section 504.6.4. Additionally,				Prior to issuance of a		
		one hour separation walls shall be provided between units 4A and 4B, 4C and		four-hour separation		Certificate of		Building plans approved by the Fire Department on 09/11/07 indictes a 4
		4D. Said walls shall be in compliance with the U.B.C.	Project Applicant	wall in Building 4	FIRE	Occupancy	Inspection required	hour wall between Building 4A/4B/4C. The walls are tilted up at this time.
								Condition was modified. Approved plans indicate 4 hour walls between unit
		C. Building 3 requires that a one-hour area separation wall shall be installed between each unit as indicated on the submittal site plan. Additionally the				Prior to issuance of a		3B/3C1, 3C3/3D, 3F/3G1. This matches Exhibit "A" approved by DRP.
		rear wall of said structure shall be rated at 4- hours, no openings allowed.		one-hour separation		Certificate of		Additionally the rear wall of the structure is shown to be 4- hours, with no
		Wall construction shall be in compliance with the UBC.	Project Applicant	wall in Building 3	FIRE	Occupancy	Inspection required	openings.Some of the walls have been tilted up at this time
				Required fire flow				
				for on-site fire		Prior to issuance of a		The required fire flow and fire hydrant location were approved on 09 11 07. The
	The required fire flow for the on-site fire hydrants is 2500 gallons per minute for 2 hour duration. See the attached			hydrants 2500 g/min	-	Certificate of		underground fire line plans have been approved on 4/14/10. There is construction
4	photo copy for specific location to obtain an actual stamped drawing please submit site plans to our office.		Project Applicant	for 2 hours	FIRE	Occupancy	Inspection required	of the underground fire lines at the north end of the site at this time
				I				The annual along to dische health and the Co.
				1	ı	Prior to issuance of a	I	The approved plans indicate building hieghts of less than 35 feet. The walls
								have been attend on fee building #4 and 100 for 100 for 100 for
				Maximum bldg	_	Certificate of		have been tilted up for building #4 and some roof structure is being
5	The maximum building height for the proposed structure shall not exceed 35' in height.		Project Applicant	Maximum bldg height 35'	FIRE		Inspection required	have been tilted up for building #4 and some roof structure is being constructed. Some walls for building #3 have been tilted up at this time
5			Project Applicant		FIRE	Certificate of Occupancy	Inspection required	
5	Provide 26' of vehicular access to within 150' of all portions of the exterior walls. Access shall be cross hatched on the plans to clearly delineate its location. Exception: the rear wall of Building 3 shall be 4 hrs rating in lieu of		Project Applicant	height 35' Provide 26' vehicular		Certificate of	Inspection required	
5	Provide 26' of vehicular access to within 150' of all portions of the exterior walls. Access shall be cross hatched on		Project Applicant Project Applicant	height 35' Provide 26' vehicular access to w/in 150'	FIRE FIRE	Certificate of Occupancy Prior to issuance of a Certificate of Occupancy	Inspection required Inspection required	
5	Provide 26' of vehicular access to within 150' of all portions of the exterior walls. Access shall be cross hatched on the plans to clearly delineate its location. Exception: the rear wall of Building 3 shall be 4 hrs rating in lieu of	A Cloudy desire the width of the DVD	Project Applicant	Provide 26' vehicular access to w/in 150' Depict DWP	FIRE	Certificate of Occupancy Prior to issuance of a Certificate of Occupancy Before approval of	Inspection required	constructed. Some walls for building #3 have been tilted up at this time Fire Department vehicular access approved on 09 11 07.
5	Provide 26' of vehicular access to within 150' of all portions of the exterior walls. Access shall be cross hatched on the plans to clearly delineate its location. Exception: the rear wall of Building 3 shall be 4 hrs rating in lieu of	A. Clearly depict the width of the DWP easement		height 35' Provide 26' vehicular access to w/in 150'		Certificate of Occupancy Prior to issuance of a Certificate of Occupancy	1	constructed. Some walls for building #3 have been tilted up at this time
6	Provide 26' of vehicular access to within 150' of all portions of the exterior walls. Access shall be cross hatched on the plans to clearly delineate its location. Exception: the rear wall of Building 3 shall be 4 hrs rating in lieu of	A. Clearly depict the width of the DWP easement	Project Applicant	Provide 26' vehicular access to w/in 150' Depict DWP easement delineate clear	FIRE	Certificate of Occupancy Prior to issuance of a Certificate of Occupancy Before approval of Exhibit "A"	Inspection required	constructed. Some walls for building #3 have been tilted up at this time Fire Department vehicular access approved on 09 11 07.
5	Provide 26' of vehicular access to within 150' of all portions of the exterior walls. Access shall be cross hatched on the plans to clearly delineate its location. Exception: the rear wall of Building 3 shall be 4 hrs rating in lieu of		Project Applicant Project Applicant	Provide 26' vehicular access to win 150' Depict DWP easement delineate clear distance between drip	FIRE FIRE	Certificate of Occupancy Prior to issuance of a Certificate of Occupancy Before approval of Exhibit "A" Before approval of	Inspection required Review and approval required	constructed. Some walls for building #3 have been tilted up at this time Fire Department vehicular access approved on 09 11 07. Information shown on the 09 11 07 approved site plan.
6	Provide 26' of vehicular access to within 150' of all portions of the exterior walls. Access shall be cross hatched on the plans to clearly delineate its location. Exception: the rear wall of Building 3 shall be 4 hrs rating in lieu of	B.Delineate the clear distance between the drip line and the required access.	Project Applicant	Provide 26' vehicular access to w/in 150' Depict DWP easement delineate clear	FIRE	Certificate of Occupancy Prior to issuance of a Certificate of Occupancy Before approval of Exhibit "A"	Inspection required	constructed. Some walls for building #3 have been tilted up at this time Fire Department vehicular access approved on 09 11 07.
5	Provide 26' of vehicular access to within 150' of all portions of the exterior walls. Access shall be cross hatched on the plans to clearly delineate its location. Exception: the rear wall of Building 3 shall be 4 hrs rating in lieu of	B.Delineate the clear distance between the drip line and the required access. CProvide a copy of the reciprocal access easements between the adjacent lot	Project Applicant Project Applicant	Provide 26' vehicular access to win 150' Depict DWP easement delineate clear distance between drip	FIRE FIRE	Certificate of Occupancy Prior to issuance of a Certificate of Occupancy Before approval of Exhibit "A" Before approval of	Inspection required Review and approval required	constructed. Some walls for building #3 have been tilted up at this time Fire Department vehicular access approved on 09 11 07. Information shown on the 09 11 07 approved site plan.
6	Provide 26' of vehicular access to within 150' of all portions of the exterior walls. Access shall be cross hatched on the plans to clearly delineate its location. Exception: the rear wall of Building 3 shall be 4 hrs rating in lieu of	B.Delineate the clear distance between the drip line and the required access.	Project Applicant Project Applicant	height 35' Provide 26' vehicular access to w/in 150' Depict DWP easement delineate clear distance between drip line and access	FIRE FIRE	Certificate of Occupancy Prior to issuance of a Certificate of Occupancy Before approval of Exhibit "A" Before approval of	Inspection required Review and approval required	constructed. Some walls for building #3 have been tilted up at this time Fire Department vehicular access approved on 09 11 07. Information shown on the 09 11 07 approved site plan.

Condition			Responsible	Action	Monitoring			
Number	Condition of Approval	Subcondition	Agency	Required	Agency or	Timing	Compliance	Monthly Inspection Notes (April 2010)
		D. Clearly depict the locations of the outward most transmission lines within the DWP easement.	Project Applicant	Show access locations of the transmission lines	FIRE	Before approval of Exhibit "A"	Review and approval required	
	County of Los Angeles; Fire Department Letter Dated October 12, 2005							
1	Provide four-hour separation walls between:		Project Applicant	Provide four-hour separation walls	FIRE	Before approval of Exhibit "A"	Review and approval required	
		a. Buildings 3B/3C						Building plans approved by the Fire Department on 09/11/07 indicte a 4 hour wall between Building 3B/3C. The wall is 50% completed at this time
		b. Buildings 3D/E						Building plans approved by the Fire Department on 09/11/07 indicte a 4 hour wall between Building 3D/3E.The wall is tilted up at this time.
		c. Buildings 3F/3G						Building plans approved by the Fire Department on 09/11/07 indicte a 4 hour wall between Building 3F/3G.The wall is tilted up at this time
2	Delete the four-hour separation wall north of the project and adjacent to the property line and construct per the Building Code.		Project Applicant	delete four-hour separation at north/construct per building code	FIRE	Before approval of Exhibit "A"		Condition was deleted. 4 hour wall requirement remained. The wall is tilted up at this time.
3	Provide two on-site hydrants a minimum of 50 feet away y from the drip line as detailed on approved plot plan.		Project Applicant	Provide two fire hydrants	FIRE	Before approval of Exhibit "A"		The approved plan shows two on-site hydrants a minimum of 50 feet away from the drip line. The underground fire line construction is 10% complete at this time.
,	, a comment of the co		spec rappacalit	provide sprinkler connection min 50ft		Before approval of		Fire overhead sprinkler plans have been submitted on 4/21/10. The underground fire lines have been approved on 4/14/10. The submitted plans show the FDC locations to be a minimum 50 feet from the drip line. There is no overhead fire protection system construction taking place at this
4	Provide a Fire Department sprinkler connection at a minimum of 50 feet from the drip line.		Project Applicant	from drip line	FIRE	Exhibit "A"	Review and approval required	time. Building plans approved by the Fire Department on 09/11/07 indicte smoke
	Provide smoke vents in buildings located north of proposed project numbered 3A through 3H.		Project Applicant	provide smoke vents in bldgs 3A-3H	FIRE	Before approval of Exhibit "A"		vents in Building 3. There is no smoke and heat vent installation taking place

FIRE

= Los Angeles County Fire Department = California Regional Water Quality Control Board CRWQCB = Los Angeles County Department of Health Services DHS Los Angeles County Department of Public Works
 Los Angeles County Department of Regional Planning
 Los Angeles County Department of Toxic Substance Control
 National Pollution Discharge Elimination System DPW DRP

DTSC

NPDES